

CITY OF BALTIMORE, BOARD OF MUNICIPAL AND ZONING APPEALS

ZONING APPEALS MINUTES FOR TUESDAY FEBRUARY 7, 2023

IN-PERSON HEARING – 417 E. FAYETTE ST, 8TH FLOOR PLANNING DEPT. BOARDROOM

12:30PM – 1:00PM GENERAL MEETING

Call to Order: **Present:** James Fields (Chair), Bill Cunningham, Leland Shelton, Sabrina Johnson Turner.

Extensions: BMZ2019-282 426 Grundy St; Juan Diaz – Board voted 4-0 to approve the extension request.
BMZ2021-268 101 N Patterson Park Ave; Caroline Hecker, Esq. – Board voted 4-0 to approve the extension request.

Adjournment

1:00PM ZONING APPEAL DOCKET

Call to Order: **Present** – James Fields, Bill Cunningham, Sabrina Johnson Turner, Leland Shelton.

| Appeal Number | Address | JF | BC | SJT | LS |
|-------------------------------|----------------------|-----------|-----------|------------|-----------|
| 2021-127 (reconsideration) | 2507 N Howard St | approve | approve | approve | approve |
| 2022-393 | 6704 Boston Ave | postpone | postpone | postpone | postpone |
| 2022-447 | 2413 Reisterstown Rd | approve | approve | approve | approve |
| 2022-449 | 607 N Calhoun St | postpone | postpone | postpone | postpone |
| 2022-454 | 2603 E Preston St | approve | approve | approve | approve |
| 2022-465 | 2502 Linden Ave | approve | approve | approve | approve |
| 2022-479 | 3220 Shelburne Rd | approve | approve | approve | approve |
| 2022-481 | 3302 Nerak Rd | postpone | postpone | postpone | postpone |

Alley & Footway Appeals:

F19-31, F19-35, F19-37, F19-38, F19-39, F20-40, F20-42, F20-44, F20-45, F20-46, F20-48, F20-51, F20-54, F20-57, F20-58, F20-59, F20-60, F20-61, F20-62, F20-63, F20-64, F20-67, F21-02, F21-03, F21-04, F21-05, F21-06, F21-07, F21-09, F21-10, F21-11, F21-12, F21-13, F21-14, F21-15, F21-16, F21-17, F21-18, F21-19, F21-20, F21-21, F21-22, F21-23, F21-24, F21-25, F21-26, F21-27, F21-28, F21-29, F21-30, F21-31, F21-32, F21-33, F21-34, F21-35, F21-36, F21-37, F21-38, F21-39, F21-40, F21-41, F21-42, F21-43.

The Board heard from staff about the history of the listed footway appeals. These appeals had been tentatively scheduled for a hearing on July 26, 2022, but, when BMZA staff requested information from the Department of Transportation (DOT) to show that the property owners had been properly served notice of the citation or that photos before and after the work had been taken by DOT or their contractors, this information could not be provided to BMZA. Therefore, the prior Acting Executive Director of the BMZA stated that these listed appeals should all be administratively granted without a hearing and the fees assessed should be fully abated. The Board agreed and voted unanimously to grant

and abate each of the listed footway appeals for failure of DOT to provide notice and to keep sufficient records of the work done in each case.

Closed Session: At approximately 4:00pm, after the Zoning Appeal docket was complete, Chairman James Fields made a motion to adjourn to a closed session to discuss personnel matters, per General Provisions Art. § 3-305(b)(1). The motion was seconded by Mr. Cunningham, and the Board voted unanimously, 4-0, to close the session. The Board discussed personnel issues during the closed session, but no decision was made during the session.

Adjournment